

STATE PROPERTIES COMMITTEE

Tuesday, February 6, 2007

The meeting of the State Properties Committee was called to order at 10:05 a.m. by Chairman Kevin M. Flynn. Other members present were Robert Griffith representing the Rhode Island Department of Administration, Richard B. Woolley representing the Rhode Island Department of Attorney General and Robert W. Kay, Public Member. Also in attendance were Paul Carcieri, Eva Bernardo, Robert Jackson and James O'Connor from the Rhode Island Department of Transportation; John Faltus, Lisa Primiano and Steve Wright from the Rhode Island Department of Environmental Management; William Ferguson, Kevin Nelson, Arn Lisnoff and Thomas Wright from the Rhode Island Department of Administration; Robert C. Bromley from the Rhode Island Senate Fiscal Office; Xaykham Khamsyvoravong and Jessica Paden from the Rhode Island Office of the General Treasurer; Thomas Kilday from the Rhode Island Department of Health; Gerard J. Ratigan from the Rhode Island General Assembly; and Mark Reynolds from the Providence Journal Company.

Chairman Flynn noted for the record that the State Properties Committee did have a quorum present.

A motion was made to approve both the general and Executive Session minutes of the State Properties Committee meeting held on Tuesday, January 23, 2007, by Mr. Kay and seconded by Mr. Woolley.

Passed Unanimously

The next scheduled meeting of the State Properties Committee is scheduled to be held on Tuesday, February 20, 2007, at 10:00 a.m.

Old Business – A request was made to correct the State Properties Committee meeting minutes dated November 28, 2006, at page eighteen (18), lines six (6) and seven (7) regarding the conveyance of approximately fifty-five (55) acres of land in the Town of Johnston. A motion to correct the State Properties Committee meeting minutes dated November 28, 2006, at page eighteen (18), lines six (6) and seven (7) was made by Mr. Griffith and seconded by Mr. Woolley.

Passed Unanimously

ITEM A – Department of Administration – A request was made for approval of and signatures on a Grant of Easement between the Department of Administration and the Narragansett Electric Company. Mr. Wright explained that this agreement will provide under ground electrical service to a pad-mounted transformer to be located on the northerly side of Smith Street, 2 Capitol Hill in the City of Providence designated as Lot 517, Assessor's Plat 3. Chairman Flynn asked whether there is any financial transaction associated with this Grant of Easement. Mr. Wright explained that there is no financial transaction associated with this Grant of Easement. A motion was made to approve by Mr. Woolley and seconded by Mr. Griffith.

Passed Unanimously

ITEM B – Department of Environmental Management – A request was made for approval of and signatures on a Purchase and Sale Contract

for the acquisition of 6.87 acres of land in the Town of Glocester owned by Roy L. and Dorothy Shippee. Ms. Primiano illustrated the location of the subject property using a site map. Ms. Primiano explained that for the past twenty (20) years the Department of Environmental Management has been involved in a very concentrated land acquisition effort along the Ponagesett River. Ms. Primiano noted that the effort has been quite successful. The Department of Environmental Management approached the landowners to purchase the subject property and was informed the Shippees are interested in selling said land. The Department of Environmental Management had the property appraised and the landowners are willing to accept the appraised value of the property. As the total purchase price is only \$10,500.00, the Department of Environmental Management will use one hundred (100%) percent bond money to fund said purchase. Mr. Griffith ask if this is an outright fee simply acquisition. Ms. Primiano indicated that it is a fee simply acquisition. Ms. Primiano indicated that she believes the public will utilize this property quite a bit. Mr. Griffith asked if there are any restrictions concerning use of the property. Ms. Primiano indicated that there are no restrictions associated with the use of this property. Chairman Flynn clarified that the land has very limited development potential. Ms. Primiano indicated the land has very little development potential and was appraised at \$1,500 per acre. A motion to approve was made by Mr. Woolley and seconded by Mr. Kay.

Passed Unanimously

ITEM C – Department of Environmental Management – A request was

made for approval of and signatures on a Purchase and Sale Contract for the acquisition of development rights over approximately thirty-four (34) acres of land located in the Town of Johnston from Salisbury Farm Realty, LLC. Ms. Primiano stated that the Department of Environmental Management on behalf of the Agricultural Land Preservation Commission is seeking approval to acquire development rights on property known as the Salisbury Farm. Ms. Primiano utilized a site map to illustrate the location of the subject property. Mr. Primiano indicated that the Department of Environmental Management has acquired development rights over other properties in this area. The property is located in Johnston, but just over the municipal boundary with Cranston in an area that is referred to as the Western Cranston Farm Route. Ms. Primiano indicated that the Agricultural Land Preservation Commission is contributing \$400,000 toward the acquisition of these development rights. The USDA Federal Farm and Ranch Protection Program is also contributing \$400,000. The Champlain Foundation is contributing \$200,000. Ms. Primiano indicated that the appraised value is actually higher than the purchase price. Therefore, the landowner is essentially donating approximately \$200,000 to this transaction. Ms. Primiano explained that Mr. Salisbury operates a “pick your own” pumpkin and berry farm. Mr. Salisbury also operates a corn maze in the fall, which is primarily enjoyed by local school children. Mr. Kay asked if The Champlain Foundation could possibly contribute more than \$200,000 toward this acquisition. Ms. Primiano explained that The Champlain Foundation donates between one

million and two million dollars per year for land protection acquisitions and therefore, contributes to approximately eighty (80%) percent of the Department of Environmental Management's land protection acquisitions. The Department of Environmental Management tries to apply these funds in order of priority. Mr. Griffith asked if the Salisbury family will continue to operate the farm. Ms. Primiano indicated the Salisbury family has been operating this farm since the 1860's and will absolutely continue to operate the farm. A

motion was made to approve by Mr. Woolley and seconded by Mr. Griffith.

Passed Unanimously

ITEM D – Department of Environmental Management – A request was made for approval to solicit bids via a Request for Proposals process for a campground reservation service for campsites administered by the Division of Parks and Recreation and Forest Environment in the Department of Environmental Management. Mr. Faltus explained by way of background that the Department of Environmental Management previously appeared before the State Properties Committee seeking permission to solicit bids for two (2) five (5) year concession contract for the operation of the campground and the operation of the campground store at Burlingame State Park in Charlestown. In November 2006, when the Department of Environmental Management returned to the State Properties

Committee for final approval of the bids, certain questions arose regarding the implementation of a statewide campground reservation system for all campsites in the State's inventory. Mr. Faltus indicated that Steve Wright is working very diligently to acquire information concerning this type of service. Mr. Wright has examined reservation services in other states as well as obtaining information from national companies relative to their services. Mr. Faltus indicated that after a review of all the information, the Department of Environmental Management feels it is prepared to solicit bids for a reservation service at this time. The Department of Environmental Management typically deals with the Purchasing Department concerning these types of matters. However, because of the questions raised by the State Properties Committee, Mr. Faltus wanted to obtain approval from the Committee prior to moving forward with the Request for Proposals process to obtain a vendor for a campground reservation service. Mr. Griffith indicated that he and Mr. Faltus have discussed the benefits of obtaining a campground reservation service over the past few years. Mr. Griffith believes this is a very positive step and he wholeheartedly supports this goal. Mr. Faltus indicated that with the developments in technology, there is certainly a public demand for a campground reservation service, which can be accessed via the internet and through a call center. Mr. Faltus noted that Mr. Wright has done a commendable job in researching and obtaining information regarding this matter. Mr. Faltus indicated that the chosen vendor will handle all requests for campground reservations and payments. The system will be integrated with work stations at all

State campground facilities. Mr. Woolley clarified that the service will essentially pay for itself. Mr. Faltus indicated that the vendor will charge individuals who use the service a transaction or user fee. This fee covers the vendor's operating costs. Mr. Wright indicated the amount of the fee will be determined after the Request for Proposals process is complete. Mr. Wight indicated that the vendor for the State of Connecticut charges a \$9.00 service fee. Chairman Flynn asked how reservations have been handled in the past. Mr. Faltus indicated that campsites have been rented on a "first come; first serve" basis with the exception of Fishermen's Memorial State Park. Fishermen's Memorial State Park has a campsite reservation system through the mail, which has proven to be somewhat inadequate and problematic. The Department of Environmental Management has received complaints and criticisms relative to the lack of a campsite reservation service, which can be accessed via the internet. Mr. Faltus indicated that most campers want to plan their vacations well in advance. People do not want to drive from the State of Massachusetts, Connecticut or New York only to find out that there are no campsites available. Mr. Faltus stated that campsites will still be available on a "first come; first serve" basis at all facilities. Mr. Faltus explained that the Request for Proposals will be modified to include a provision, which requires all reservations to be secured twenty-four (24) hours in advance. Chairman Flynn clarified that State parks will have access to the reservation system. Mr. Faltus indicated that pursuant to the Request for Proposals, the vendor will be responsible for providing the State parks with work stations as

well as the necessary hardware and software. The reservation system will be thoroughly integrated as all transactions must be recorded through the system. Chairman Flynn asked if the Department of Environmental Management expects the system to be operational by this year's camping season. Mr. Faltus indicated that the Department is hopeful that the new system is up and running by November 1, 2007. Mr. Faltus explained that this season will be utilized for public education. The vendor will be responsible for signage, brochures and other materials to inform the public that a campsite reservation service will soon be available. Mr. Faltus indicated that as the patrons of Fishermen's Memorial State Park are accustomed to making reservations by mail, they will need ample notice and instructions regarding a reservation service available via the internet. Mr. Kay asked if there is any restriction relative to the length of time a campsite can be reserved. The Divisions of Parks and Recreation Regulations state that the longest reservation period is two (2) weeks. Mr. Woolley asked if those were two weeks per camping season. Mr. Faltus indicated that provision refers to a single reservation. Mr. Faltus noted that at Fishermen's Memorial State Park the longest reservation period is two (2) weeks, with a limit of four (4) weeks per season. Campers can stay for a period of two weeks and can once again reserve a campsite after a seven (7) days break between stays. Mr. Faltus stated the provision encompasses not only the camping party, but the equipment as well, thereby, preventing campers from passing campsites off to another party. Mr. Faltus explained that the vendor will be responsible to retain client

information on its database. Mr. Faltus informed the Committee that these vendors not only serve other states, but also serve the National Park Service including Yosemite National Park and Yellowstone National Park. Mr. Griffith indicated he has utilized some of these National State Park reservation services and their service has always been to his satisfaction. Mr. Griffith also indicated that another benefit of the reservation service is that less cash is handled by employees of the parks and the vendors. Mr. Griffith suggested that the Request for Proposals include a provision concerning coordination with the EDC and the tourism bureaus to get the word out through their various media as well. Mr. Woolley asked if rental fees will be increased as a result of this new convenience. Mr. Faltus indicated that the rental fees will not be increased, but a service fee will be charged by the successful vendor for the reservation service. Mr. Griffith indicated that the public is willing to pay said fee for the convenience of the service and the assurance of having a campsite available when they arrive. Mr. Khamsyvoravong asked about the financial arrangements relative to the service fee. Mr. Wright indicated that all transaction fees will be deposited into a State account or private account and the vendor will bill the State of Rhode Island based upon the number of transactions during the month. A motion to approve was made by Mr. Griffith and seconded by Mr. Woolley.

Passed Unanimously

ITEM E – Department of Environmental Management – A request was made for approval to go out for public bid for a five (5) years

concession contract with an option to renew for five (5) years for a kayak, canoe and bouldering service at Lincoln Woods State Park in the town of Lincoln. Chairman Flynn asked what “bouldering” is. Mr. Faltus explained that bouldering is a type of freestyle rock climbing. Lincoln Woods State Park is considered one of the top bouldering locations in the northeast. In fact, in 1995, the park was featured in the Black Stone Valley Edition of the Providence Journal. The park has become very popular among rock climbers because of its glaciated terrain. Mr. Faltus indicated that Lincoln Woods State Park previously had concession contracts for canoes and paddleboats for use on Onley Pond. However, interest in these activities waned for a few years negating the need for a concessionaire at Lincoln Woods State Park for a number of years. As a result of renewed interest in said activities, Eastern Mountain Sports approached the Department of Environmental Management regarding its providing kayaks canoes and a bouldering service at Lincoln Woods State Park. Mr. Faltus explained that there is a rock gymnasium in the City of Pawtucket and although Lincoln Woods does not offer organized classes, students from the Pawtucket gymnasium utilize Lincoln Woods State Park as a practice facility. EMS has also expressed an interest in providing these services to the public. Mr. Faltus reiterated that canoe and kayak services have been offered at Lincoln Woods in the past; however, a bouldering service will add a new dimension. Mr. Faltus indicated that bouldering is currently allowed in Lincoln Woods. The successful concessionaire will be responsible for the classes and for obtaining executed waivers. As there is in interest in these services,

the Department of Environmental Management feels it is a good opportunity to solicit bids for a concessionaire for Lincoln Woods State Park. Chairman Flynn asked how long it has been since Lincoln Woods had a canoe and kayak concessionaire. Mr. Faltus indicated it has been approximately five (5) to six (6) years since the park offered these types of services. Mr. Griffith clarified that there is a refreshment concessionaire at Lincoln Woods State Park. Mr. Faltus stated that Sunset Stables is another vendor currently at Lincoln Woods State Park. Mr. Kay asked if the concessionaire will be required to be licensed by the municipality. Mr. Faltus stated that the as these types of vendors are licensed through the State of Rhode Island, they actually have immunity from local licensing requirements. However, all vendors have to comply with the State of Rhode Island Boating Regulations. A motion was made to approve by Mr. Woolley and seconded by Mr. Griffith.

Passed Unanimously

ITEM F – Department of Transportation – This item is deferred to the February 20, 2007, meeting of the State Properties Committee at the request of the Department of Transportation.

ITEM G – Department of Transportation – This item is deferred to the February 20, 2007, meeting of the State Properties Committee at the request of the Department of Transportation.

ITEM H – Department of Transportation – This item is deferred to the February 20, 2007, meeting of the State Properties Committee at the request of the Department of Transportation.

ITEM I – Department of Administration – A request was made for

permission to demolish five (5) buildings at the corner of Pontiac and Howard Avenue at the Pastore Center relative to the State Police Headquarters. Mr. Lisnoff explained that he was before the State Properties Committee two (2) weeks ago relative to this request. Mr. Lisnoff presented a letter from the Historic Heritage and Preservation Commission dated February 1, 2007, which indicates that all reasonable and prudent alternatives have been explored to preserve the buildings. There are a couple of conditions which the State of Rhode Island has to meet relative to preserving parts of the buildings.

Mr. Lisnoff stated that he is seeking final approval to proceed with the demolition process. Mr. Griffith stated that it is unfortunate that these buildings have stood vacant and improperly maintained for so long that they cannot be saved. Mr. Griffith indicated that the State of Rhode Island needs a comprehensive plan concerning its vacant properties to avoid this situation in the future. Mr. Griffith asked whether the Request for Proposals process has already been completed relative to this item. Mr. Lisnoff indicated that the Department of Administration will issue a Request for Proposals within the next two to three weeks.

The relocation of the homeless population residing at the Pastore Center will have to be completed before the Request for Proposals can be issued. The Welcome Arnold Building will not be touched until reasonable alternative shelters can be identified. Mr. Griffith asked if the subject buildings contain asbestos. Mr. Lisnoff indicated that active mitigation of hazardous materials is currently underway relative to the subject buildings. Mr. Lisnoff indicated that in addition

to asbestos, there are guano and lead paint issues associated with these buildings. Mr. Griffith clarified that the State of Rhode Island is responsible for hazardous materials removal and mitigation under a separate contract.

Mr. Lisnoff indicated that is correct. Mr. Griffith indicated that he could not recall the approval of such a contract coming before the State Properties Committee. Mr. Lisnoff indicated that he did not believe that type of contract requires the approval of the State Properties Committee. Mr. Griffith suggested that Mr. Lisnoff verify that this type of contract does not require approval of the State Properties Committee. Mr. Lisnoff indicated that generally asset protection work does not come before the State Properties Committee. Mr. Griffith indicated that the removal and mitigation of hazardous materials from a State-owned property is not considered asset protection. Mr. Lisnoff indicated said removal and mitigation is simply a sensible environmental requirement. Chairman Flynn asked that Mr. Lisnoff verify whether hazardous material contracts require the approval of the State Properties and then advise the Committee. Mr. Griffith asked if the Department of Administration is seeking approval to solicit bids via a Request for Proposals for the demolition of the building located at the Pastore Center at this time. Mr. Lisnoff indicated that specifically, the Department of Administration is seeking permission to remove the buildings and the mechanism by which a contractor will be chosen is a Request for Proposals. A motion was made to approve subject to compliance with the conditions set forth in the Rhode Island Historical Preservation &

Heritage Commission's letter dated January 31, 2007, by Mr. Woolley and seconded by Mr. Griffith.

Passed Unanimously Mr. Griffith stated that ordinarily when the State Properties Committee approves a request which involves a Request for Proposals, once the Request for Proposals process is completed, the requesting agency returns to the State Properties Committee seeking the Committee's approval of the selected vendor. Mr. Griffith indicated that there seems to be an ambiguity as to when and under what circumstances hazardous material contracts require the approval of the State Properties Committee. Mr. Griffith stated that he understands the need to move forward with this project in an expedited fashion; however, he reiterated that there seem to be an ambiguity concerning this request. Mr. Woolley concurred and withdrew his motion to approve. Chairman Flynn clarified that once a vendor is selected, the Department of Administration should return to the State Properties Committee to seek the Committee's approval of the selected bid. Mr. Griffith indicated that is the normal course of action concerning a request to solicit bids. Chairman Flynn asked that the Department of Administration return to the State Properties Committee upon the completion of the Request for Proposals process to review the bids. A motion was made to approve subject to compliance with the conditions set forth in Historical Preservation & Heritage Commission's letter dated January 31, 2007, and subject to the Department of Administration returning to the State Properties Committee to review the results of the Request for Proposals by Mr. Woolley and seconded by Mr. Kay.

Passed Unanimously

ITEM J – Department of Transportation – A request was made for conceptual approval relative to the conveyance of fifty (55) acres of land located in the Town of Johnston. Mr. Jackson explained that the Department of Transportation previously appeared before the State Properties Committee seeking conceptual approval to convey the subject property on November 28, 2006. The State Properties Committee granted conceptual approval of said conveyance subject to the Department of Transportation obtaining two appraisals of the subject property as a sole source and a public sale. Mr. Jackson indicated that at this time, the Department of Transportation is seeking conceptual approval to convey the property via a public sale. Mr. Jackson presented a site map of the subject property for review by the Committee. Mr. Jackson illustrated the location of the subject property and indicated that there is no access to the subject property.

Mr. Jackson stated that an abutter does have access from Route 5/Greenville Avenue. Mr. Griffith asked if this property was previously being considered by the Department of Environmental Management for motorized vehicle trails. Mr. Jackson indicated the subject property was examined by the Department of Environmental Management for this purpose. Mr. Jackson indicated that the Department of Environmental Management withdrew its interest in this property at the November 28, 2006, State Properties Committee meeting. The property was also considered by the Department of Administration for various State agencies. Mr. Jackson informed the Committee that before the subject property can be transferred, the

Rhode Island Historic Preservation and Heritage Commission is requiring a phase 1 archeological study of the property. Chairman Flynn asked when the State of Rhode Island acquired the subject property. Mr. Jackson indicated that it was acquired by condemnation during the 1960s for the construction of Interstate 295. Chairman Flynn asked if the property will be offered back to the former owner(s). Mr. Jackson indicated the property will be offered back to the former owner(s) and the municipality. Mr. Jackson indicated that DAC Properties, LLC, which owns abutting property, wishes to purchase the subject property. Chairman Flynn asked if the current abutter was the former owner. Mr. Jackson indicated that the current abutter was not a former owner. Chairman Flynn asked if there are any other abutters to the property. Mr. Jackson stated that the Audubon Society and a private party are also abutters to the subject property. Chairman Flynn asked whether it is common practice to notify all abutting landowners of the State's intent to sell property. Mr. Carcieri informed the Committee that as part of the Department of Transportations' property management procedures, abutters are notified. Mr. Griffith asked if abutters are notified before or after the sale of the property. Mr. Carcieri indicated that abutting landowners are notified prior to the sale. Mr. Griffith asked whether abutters are notified that a Request for Proposals will be forthcoming and that the property will be going out for sale. Mr. Carcieri indicated that if a Request for Proposals is recommended, the abutters together with all other interested parties receive a direct mailing of the Request for Proposals notice. A motion was made to approve by Mr.

Griffith and seconded by Mr. Kay.

Passed Unanimously

Mr. Carcieri inquired whether the Committee's approval is for a sale of the property via a public sale or as a sole source sale. Mr. Woolley asked what the Department of Transportation anticipates will yield the best and highest value. Mr. O'Connor indicated that the value of the property was equal whether appraised as assembled to the abutting land with access or using hypothetical access. However, if the property is offered at a public bid, there is a chance that the bid amount could be less than the appraised value of the land. Mr. Carcieri indicated the Department of Transportation will set a minimum bid amount if a Request for Proposals is recommended. Mr. Carcieri indicated that a Request for Proposals will in effect ask for bids on a property that is landlocked. Only three entities have access to the subject property: (1) The Audubon Society, which may or may not have the wherewithal to purchase the property or provide access, (2) DAC Properties, LLC, who initiated the surplus land process and a third party abutter, which is unknown to Mr. Carcieri. Therefore, the Request for Proposals will include a statement that the Department of Transportation cannot guarantee a full and legal access to the subject property save through the grace of one of the three abutters. The lack of legal access could be a disinclination to bidders. Chairman Flynn indicated that a Request for Proposals may also encourage a bidder to negotiate with an abutting property owner. Mr. Carcieri concurred that a bidder may be encouraged to negotiate with an abutting landowner for access. Chairman Flynn asked what

the downside of going out to public bid is. Mr. Carcieri stated that absent an interested party approaching an abutter, a potential bidder may be disinclined to bid due to the lack of access. The Department of Transportation may go through this effort and find the Request for Proposals fruitless. Mr. Carcieri presumes that as DAC Properties, LLC wants to purchase the subject property; it will deny access to any potential bidder. Chairman Flynn stated that DAC Properties, LLC would still be likely to submit a bid if a Request for Proposals is issued. Mr. O'Connor explained that DAC Properties, LLC has submitted a proposal to the Town of Johnston to develop 109 acres parcel of land into 49 residential house lots. The property is zoned R-40. As part of DAC Properties, LLC's development of its property and in view of the abutting landlocked parcel of land, the Johnston Planning Board will require DAC Properties, LLC to provide access to the fifty-five acre landlocked state-owned land. However, there is no indication as to when DAC Properties, LLC will commence development of its land. Mr. Woolley asked whether the fact that the subject property abuts land owned by the Audubon Society increases its value. Chairman Flynn stated that a house lot, which abuts land protected by the Audubon Society, will definitely have an increased value. Chairman Flynn asked what the status of DAC Properties, LLC's subdivision proposal is. Mr. O'Connor indicated that there is a conceptual subdivision plan consisting of forty-nine (49) house lots and three (3) new streets currently on file with the Town of Johnston Planning Department, but he is unsure of the approval status of the proposed subdivision. The Town of Johnston will require the

interested developer to provide access to the fifty five (55) acre parcel of land. According to the Town of Johnston, Department of Environmental Management approval needs to be obtained and a master plan needs to be resubmitted. As of January 30, 2007, a stop-work letter was sent by the Building Inspector for nonconforming work on the site. Chairman Flynn indicated that as there is a subdivision proposal pending and the Town of Johnston will require the developer to provide access to the state-owned parcel of land, it might behoove the State to delay the sale of the property until such time as DAC Properties, LLC provides said access. This will depend on the subdivision's statutes, which is unknown at this time. Mr. Jackson indicated Director Williams would prefer to see this property go out to public bid. A motion was made to retract the previous motion to approve by Mr. Woolley and seconded by Mr. Griffith.

Passed Unanimously

Mr. Griffith asked how the new motion to table this item should be worded. It is Mr. Woolley's understanding that conceptual approval has already been granted to dispose of the subject property. However, the Committee needs further clarification with respect to what impact the potential residential development and the potential for access to the subject property will have on the value of the property and whether it would be more prudent to offer the property at a public sale. Mr. Griffith clarified that the Department of Transportation is actually seeking approval to convey the property at public sale. Mr. Jackson read the minutes of the November 28, 2006,

State Properties Committee meeting.

Chairman Williams suggested that the Committee grant conceptual approval for the conveyance of the subject property subject to the Department of Transportation obtaining appraisals of the property as sole source and public sale

A motion was made to grant conceptual approval for the conveyance of the subject property and acknowledging that the Department of Transportation will obtain appraisals of the property as a sole source and public sale

Mr. Jackson informed the Committee that Director Williams wants the subject property offered at a public sale. Chairman Flynn asked whether Director Williams is aware of the pending subdivision of the abutting property. Mr. Jackson indicated he is unsure whether Director Williams is aware of the pending subdivision. Chairman Flynn recommended that Director Williams be made aware of the proposed subdivision. Mr. Griffith suggested that this item be tabled to a future meeting and that Director Williams be apprised of the proposed subdivision. Further, Mr. Griffith suggested that the Department learn the status of the proposed subdivision and indicate whether this information influences Director Williams' position regarding the sale of the subject property. Chairman Flynn indicated that he fully understands the Department of Transportation's desire to dispose of surplus property; however, it is the State Properties Committee's duty to act in the best interest of the State of Rhode

Island. A motion was made to table this item for further clarification by the Department of Transportation regarding the impact of pending access to the property and how said clarification affects Director Williams' request for a public sale of the property or a sole source sale by Mr. Griffith and seconded by Mr. Kay.

Chairman Flynn asked the Department of Transportation to provide the State Properties Committee with all plans on file with the Town of Johnston regarding the abutting property.

The Committee moves to go into Executive Session, pursuant to Rhode Island General Law 42-46-5(a)(5) for the specific purpose of discussion or consideration related to the acquisition or lease of real property for public purpose, or of the disposition of publicly held property wherein advanced public information would be detrimental to the interest of the public.

A motion was made to enter into Executive Session by Mr. Griffith and seconded by Mr. Kay. A roll call vote was taken and the votes were as follows: Mr. Woolley voted "Aye", Mr. Griffith voted "Aye", Mr. Kay voted "Aye" and Chairman Flynn voted "Aye".

The State Properties Committee came out of Executive Session at 11.30 a.m.

ITEM E1 – Department of Administration – A request was made for approval of and signatures on a License Agreement between the Department of Administration and the Department of Health for space at a State-owned building. After discussion in Executive Session, a

motion to approve was made by Mr. Griffith and seconded by Mr. Woolley.

Passed Unanimously

There being no further business to come before the State Properties Committee, the meeting was adjourned at 11:33 a.m. A motion to adjourn was made by Mr. Woolley and seconded by Mr. Griffith.

Passed Unanimously

Holly H. Rhodes, Executive Secretary